



**Bryan Bishop**  
*and partners*

**47 Burnham Green Road**  
**Tewin, AL6 0NL**



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## Summary

BROCKSWOOD is a large renovated property standing on a plot of 2/3 acre. The property includes a large south facing garden, five double bedrooms, five bathrooms and five reception rooms.

Positioned on a quiet village road in the sought-after oasis of Tewin Wood, BROCKSWOOD is accessed via a carriage driveway with privacy hedging and mature flower beds. Brockwood has been thoughtfully and meticulously extended to provide over 3600 square feet of quality accommodation. With high quality hardwood contemporary glazing throughout, BROCKSWOOD ensures a light filled house and in many rooms, beautiful views of the mature gardens.

Particularly impressive is the John Ladbury kitchen with central island, circular walnut cupboard, circular breakfast bar and bespoke larder cupboard. There are high end kitchen appliances, including a three oven Aga with separate electric module (a further two ovens for additional or summer cooking), Miele coffee machine with warming drawer, Rangemaster drinks fridge, Franke double sink with Perrin and Rowe tap and rinse, and an in sink aerator. A Fisher Paykel fridge/ freezer with water and ice machine complete a fully comprehensive range of appliances.

The kitchen is served by a separate utility room with a Belfast sink and Perrin and Rowe tap and rinse. The utility houses an 164 bottle wine fridge along with a built in unit for washing machine and tumble dryer.

The dual aspect dining room can be accessed from both the kitchen and main hall..

There are four further receptions on the ground floor, including a study and Gym/ bedroom 6. The family room has two sets of French Doors leading into the garden. The light filled lounge has two sets of hardwood french doors leading to the approximately 100 square metre patio as well as a large picture window which affords a panoramic view of the pool and garden.








Total area: approx. 337.0 sq. metres (3627.1 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY: NOT TO SCALE  
Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, mis-statement or use of data shown.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>	<div><div></div><div>65</div></div>	<div><div></div><div>84</div></div>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		







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